



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**125 MCGHEE Street, Fort McMurray T9H 0H2**

MLS®#: **A2114493**

Area: **Henning Ridge**

Listing Date: **03/18/24**

List Price: **\$69,900**

Status: **Active**

County: **Wood Buffalo**

Change: **+\$900, 24-Sep**

Association: **Fort McMurray**



General Information

Prop Type: **Land**  
Sub Type: **Residential Land**  
City/Town: **Fort McMurray**  
Year Built: **0**  
Lot Information  
Lot Sz Ar: **4,485 sqft**  
Lot Shape:

Finished Floor Area  
Abv Sqft: **0**  
Low Sqft:  
Ttl Sqft:

DOM

**378**  
Layout  
Beds: **0**  
Baths: **0.0 (0 0)**  
Style:

Parking

Ttl Park: **0**  
Garage Sz:

Access:  
Lot Feat:  
Park Feat:

Utilities and Features

Roof:  
Heating:  
Sewer:  
Ext Feat:  
Kitchen Appl:  
Int Feat:  
Utilities:

Construction:  
Flooring:  
Water Source:  
Fnd/Bsmt:

Room Information

Room	Level	Dimensions	Room Legal/Tax/Financial	Level	Dimensions
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Title: **Fee Simple**  
Legal Desc: **1521809**  
Zoning: **R1S**

Remarks

Pub Rmks: **OPPORTUNITY TO BUILD YOU OWN HOME ON THE SOUTH SIDE OF THE CITY! HENNING RIDGE IS FORT MCMURRAY'S ONLY GOLF CLUB COMMUNITY. JUST MINUTES FROM THE YMM INTERNATIONAL AIRPORT AND CLOSE TO AMENITIES AND MORE!**

Inclusions:  
Property Listed By:

**Vacant Land Only**  
**COLDWELL BANKER UNITED**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (780) 804-4800**

